

CAPITAL CITY DEVELOPMENT CORPORATION  
Board of Commissioners Meeting  
Conference Room, Fifth Floor, 121 N. 9th Street  
September 11, 2017 12:00 p.m.  
MEETING MINUTES

**I. CALL TO ORDER**

Chairman Hale convened the meeting with a quorum at 12:02 p.m.

Present: Commissioner John Hale, Commissioner Maryanne Jordan, Commissioner Scot Ludwig, Commissioner Pat Shalz, Commissioner Ryan Woodings, and Commissioner Dana Zuckerman.

Commissioner David Bieter, and Commissioner Gordon Jones arrived at 12:03 p.m.

Absent: Commissioner Ben Quintana

Agency staff members present: John Brunelle, Executive Director; Todd Bunderson, Development Director; Ross Borden, Finance Director, Max Clark, Parking & Facilities Director; Mary Watson, Attorney & Contracts Manager, Joey Chen, Controller, Kathy Wanner, Contracts Specialist, Matt Edmond, Project Manager; Doug Woodruff, Project Manager; Karl Woods, Project Manager; Laura Williams, Executive Assistant/Development Specialist. Also present were Agency legal counsel, Ryan Armbruster.

Shellan Rodriguez, CCDC Project Manager, joined the meeting via conference call.

**II. AGENDA CHANGES/ADDITIONS**

There were no changes/additions to the agenda.

**III. CONSENT AGENDA**

**A. Expenses**

1. Approval of Paid Invoice Report – August 2017

**B. Minutes and Reports**

1. Approval of Meeting Minutes from August 29, 2017

Commissioner Zuckerman made a motion to approve the Consent Agenda.

Commissioner Shalz seconded the motion.

All said Aye. The motion carried 8-0.

**IV. ACTION ITEMS**

**A. CONSIDER: Resolution 1503 Approving the Ash Street Property Disposition and Development Agreement (DDA)**

Todd Bunderson, CCDC Director of Development, gave a report.

Commissioner Zuckerman moved to adopt Resolution No. 1503 to authorize the Executive Director to execute the DDA and all associated documents as required to implement the Agreement.

Commissioner Shalz seconded the motion.

All said Aye. The motion carried, 8-0.

**B. CONSIDER: Resolution 1508 Approval of Amended 11<sup>th</sup> & Myrtle – Pioneer Corner – Type Four Participation Agreement with BVGC Parcel B, LLC.**

Matt Edmond, CCDC Project Manager, gave a report.

Commissioner Zuckerman moved to adopt the Resolution No. 1508, approving the Type 4 Participation Agreement with BVGC Parcel B, LLC to construct Pioneer Corner Improvements.

Commissioner Shalz seconded the motion.

All said Aye. The motion carried, 8-0.

**C. CONSIDER: Resolution 1507 Approval of Master License Agreement between CCDC, City of Boise, and Ada County Highway District for Installation and Maintenance of Wayfinding Signage.**

Matt Edmond, CCDC Project Manager, gave a report.

Commissioner Zuckerman moved to adopt Resolution No. 1507, approving the Master License Agreement between CCDC, City of Boise, and ACHD for Installation and Maintenance of Wayfinding Signage.

Commissioner Shalz seconded the motion

All said Aye. The motion carried, 8-0.

**V. INFORMATION/DISCUSSION ITEMS**

**A. Proposed Shoreline District Eligibility Report**

Geoff Dickinson, SB Friedman Senior Vice President, gave a report.

**B. 8<sup>th</sup> Street Corridor Improvements**

Karl Woods, CCDC Project Manager, gave a report.

**C. FY 18 Central District Improvements**

Doug Woodruff, CCDC Project Manager, gave a report.

**D. Operations Report**

John Brunelle, CCDC Executive Director, gave a report.

**VI. ADJOURNMENT**

There being no further business to come before the Board, a motion was made by Commissioner Zuckerman to adjourn the meeting.

Commissioner Shalz seconded the motion.

All said Aye. The motion carried, 8-0.

The meeting was adjourned at 2:00 p.m.

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ADOPTED BY THE BOARD OF DIRECTORS OF THE CAPITAL CITY DEVELOPMENT CORPORATION  
ON THE 9<sup>th</sup> DAY OF October, 2017.



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**John Hale, Chair**



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**Ryan Woodings, Secretary/Treasurer**